



## FINAL DEVELOPMENT PLAN APPLICATION

1. PROJECT NAME: Chase ATM
2. PROPERTY ADDRESS: 276 SW Blue Parkway
3. ZONING OF PROPERTY: PMX - Planned Mixed Use
4. LEGAL DESCRIPTION (attach if description is metes and bounds description):  
Please See the Attached.
5. Size of Building(s) (sq. ft): 77 s.f. Lot Area: 12.73 acres
- 
6. APPLICANT Rees Masilionis Turley Architeture PHONE 816-502-1541  
CONTACT PERSON Reed Burdine FAX \_\_\_\_\_  
ADDRESS 2000 Shawnee Mission Pkwy, Ste. 100 CITY/STATE/ZIP Mlssion Woods, KS 66205  
E-MAIL reed@rmta.biz
7. PROPERTY OWNER Pine Tree Plaza LLC PHONE 816.556.1141  
CONTACT PERSON Christie Montague Co Colliers International FAX N/A  
ADDRESS 4520 Main St # 1000 CITY/STATE/ZIP Kansas City, Mo  
E-MAIL Christie.Montague@colliers.com
8. ENGINEER/SURVEYOR \_\_\_\_\_ PHONE \_\_\_\_\_  
CONTACT PERSON \_\_\_\_\_ FAX \_\_\_\_\_  
ADDRESS \_\_\_\_\_ CITY/STATE/ZIP \_\_\_\_\_  
E-MAIL \_\_\_\_\_
9. OTHER CONTACTS Golden Sands General Contractors PHONE 979-398-0374  
CONTACT PERSON Pablo Chavez FAX \_\_\_\_\_  
ADDRESS 12200 N. Stemmons Fwy. #305 CITY/STATE/ZIP Dallas, TX 75234  
E-MAIL pablo.chavez@goldensandsgc.com

All applications require the signature of the owner on the application and on the ownership affidavit. Applications without the proper signatures will be deemed incomplete and will not be processed.

Christie W. Montague, Colliers Int'l As Agent for  
Pine Tree Plaza LLC  
PROPERTY OWNER  
Print name: Christie Montague

APPLICANT  
Reed Burdine

Receipt #: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Processed by: \_\_\_\_\_ Application#: \_\_\_\_\_



## OWNERSHIP AFFIDAVIT

STATE OF MISSOURI )

ss.

COUNTY OF JACKSON )

Comes now Christie Montague, Collins Trill As Agent for Pine Tree Plaza (owner)

who being duly sworn upon his/her oath, does state that he/she is the owner of the property legally described as Pine Tree Plaza (please see the Attached)

in the application for Final Development Plan  
(type of application, e.g., rezoning, preliminary or final development plan, etc.).

Owner acknowledges the submission of said application and understands that upon approval of the application the proposed use specified in the application will be a permitted use upon the subject property under the City of Lee's Summit Unified Development Ordinance.

Dated this 22nd day of JANUARY, 2020

Christie W. Montague, Collins Trill As Agent for Pine Tree Plaza, LLC

Signature of Owner

Christie Montague

Printed Name

Subscribed and sworn to before me this 22nd day of January, 2020

JANETTE J. GUENTHER  
Notary Public - Notary Seal  
State of Missouri  
Commissioned for Jackson County  
My Commission Expires: March 15, 2023  
Commission Number: 15423758

Janette J. Guenther

Notary Public

March 15, 2023

My Commission Expires

LEGAL DESCRIPTION OF SITE:

TRACT 1:

A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 47, RANGE 31, IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE EAST ONE HALF OF THE NORTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF THE EAST ONE HALF OF SAID NORTHEAST QUARTER OF SAID SECTION 7, 990.24 FEET TO A POINT ON THE WEST LINE OF MISSION ROAD, SAID POINT BEING THE SOUTHEAST CORNER OF LOT 116, OF LOTS 109 TO 117, BAYLES ADDITION, A SUBDIVISION IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI AND BEING THE NORTHEAST CORNER OF THE SECOND OF THE TWO TRACTS DESCRIBED IN DOCUMENT NO. I-584524 IN BOOK I-1341 AT PAGE 1036, AND BEING THE POINT OF BEGINNING; THENCE SOUTH 0 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF THE EAST ONE HALF OF THE NORTHEAST QUARTER OF SAID SECTION 7 AND THE WEST LINE OF MISSION ROAD, A DISTANCE OF 74.83 FEET TO THE NORTHWEST CORNER OF THE TRACT AS DESCRIBED IN DOCUMENT NO. I-584525 IN BOOK I-1341 AT PAGE 1037; THENCE NORTH 88 DEGREES 45 MINUTES 20 SECONDS EAST, ALONG THE NORTH LINE OF SAID TRACT, 789.36 FEET TO THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH 1 DEGREE 14 MINUTES 40 SECONDS EAST, ALONG THE EAST LINE OF SAID TRACT, 102.01 FEET TO THE NORTHWEST CORNER OF THE TRACT AS DESCRIBED IN DOCUMENT NO. I604652 IN BOOK I-1380 AT PAGE 2240; THENCE NORTH 88 DEGREES 45 MINUTES 20 SECONDS EAST, ALONG THE NORTH LINE OF SAID TRACT, 125.07 FEET; THENCE NORTH 1 DEGREE 14 MINUTES 40 SECONDS WEST, ALONG SAID NORTHERLY LINE, 11.00 FEET THENCE NORTH 88 DEGREES 45 MINUTES 20 SECONDS EAST, ALONG SAID NORTHERLY LINE 101.07 FEET TO THE NORTHEAST CORNER OF SAID TRACT, AND BEING ON THE WEST LINE OF JEFFERSON STREET; THENCE SOUTH 5 DEGREES 06 MINUTES 12 SECONDS EAST, ALONG THE WEST LINE OF JEFFERSON STREET, 169.90 FEET TO THE SOUTHEAST CORNER OF THE TRACT AS DESCRIBED IN DOCUMENT NO. 678928 IN BOOK 1226 AT PAGE 318 THENCE SOUTH 88 DEGREES 45 MINUTES 20 SECONDS WEST, ALONG THE SOUTH LINE OF SAID TRACT, 300.00 FEET TO THE SOUTHWEST CORNER OF SAID TRACT AND BEING ON THE EAST LINE OF THE TRACT AS DESCRIBED IN DOCUMENT NO. I-584524 IN BOOK I-1341 AT PAGE 1036; THENCE SOUTH 5 DEGREES 06 MINUTES 12 SECONDS EAST, ALONG SAID EAST LINE AND THE EAST LINE OF THE TRACT AS DESCRIBED IN DOCUMENT NO. I-344236 IN BOOK I-867 AT PAGE 1796, 323.75 FEET TO THE SOUTHEAST CORNER OF SAID TRACT AND THE NORTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 50; THENCE SOUTH 87 DEGREES 41 MINUTES 37 SECONDS WEST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, 9.91 FEET; THENCE SOUTH 87 DEGREES 56 MINUTES 47 SECONDS WEST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE 179.71 FEET THENCE NORTH 80 DEGREES 08 MINUTES 13 SECONDS WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, 199.27 FEET; THENCE NORTH 62 DEGREES 52 MINUTES 34 SECONDS WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, 689.64 FEET; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE NORTHWESTERLY ON A 5,663.65 FEET RADIUS CHORD CURVE TO THE RIGHT A DISTANCE OF 271.94 FEET (LONG CHORD = NORTH 61 DEGREES 16 MINUTES 58 SECONDS WEST 271.91 FEET) TO A POINT ON A CURVE ON THE EASTERLY LINE OF MADISON STREET; THENCE NORTHEASTERLY ON A 193.27 FEET RADIUS CURVE TO THE LEFT A DISTANCE OF 281.01 FEET (LONG CHORD = NORTH 49 DEGREES 50 MINUTES 23 SECONDS EAST 256.90 FEET) ALONG THE, EAST LINE OF SAID MADISON STREET TO THE SOUTHWEST CORNER OF LOT 117 OF LOTS 109 TO 117, BAYLES ADDITION SAID POINT BEING THE NORTHWEST CORNER OF THE SECOND OF THE TWO TRACTS DESCRIBED IN DOCUMENT NO. I-584524 IN BOOK I-1341 AT PAGE 1036; THENCE NORTH 89 DEGREES 23 MINUTES 32 SECONDS EAST, ALONG THE SOUTH LINE OF LOTS 117 AND 116 A DISTANCE OF 280.63 FEET TO THE POINT OF BEGINNING EXCEPT THE FOLLOWING DESCRIBED TRACT:

A PARCEL OF LAND IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 47, RANGE 31, JACKSON COUNTY, MISSOURI DESCRIBED AS COMMENCING AT THE SOUTHWEST CORNER OF SAID EAST HALF, THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF SAID EAST HALF A DISTANCE OF 567.86 FEET TO THE NORTH RIGHT-OF-WAY LINE OF MISSOURI U.S. HIGHWAY 50; THENCE SOUTH 62 DEGREES 52 MINUTES 34 SECONDS EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 180.64 FEET TO THE POINT OF BEGINNING; THENCE NORTH 27 DEGREES 05 MINUTES 39 SECONDS EAST A DISTANCE OF 112.00 FEET; THENCE SOUTH 62 DEGREES 52 MINUTES 34 SECONDS EAST A DISTANCE OF 75.25 FEET; THENCE SOUTH 27 DEGREES 05 MINUTES 39 SECONDS WEST A DISTANCE OF 112.00 FEET TO THE, NORTH RIGHT-OF-WAY LINE OF MISSOURI U.S. HIGHWAY 50; THENCE NORTH 62 DEGREES 52 MINUTES 34 SECONDS WEST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 75.25 FEET TO THE POINT OF BEGINNING.

TRACT 2:

A PARCEL OF LAND IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 47, RANGE 31, JACKSON COUNTY, MISSOURI DESCRIBED AS COMMENCING AT THE SOUTHWEST CORNER OF SAID EAST HALF, THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF SAID EAST HALF A DISTANCE OF 567.86 FEET TO THE NORTH RIGHT-OF-WAY LINE OF MISSOURI U.S. HIGHWAY 50; THENCE SOUTH 62 DEGREES 52 MINUTES 34 SECONDS EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 180.64 FEET TO THE POINT OF BEGINNING; THENCE NORTH 27 DEGREES 05 MINUTES 39 SECONDS EAST A DISTANCE OF 112.00 FEET; THENCE SOUTH 62 DEGREES 52 MINUTES 34 SECONDS EAST A DISTANCE OF 75.25 FEET; THENCE SOUTH 27 DEGREES 05 MINUTES 39 SECONDS WEST A DISTANCE OF 112.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF MISSOURI U.S. HIGHWAY 50; THENCE NORTH 62 DEGREES 52 MINUTES 34 SECONDS WEST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 75.25 FEET TO THE POINT OF BEGINNING.